

LOVE'S TRAVEL STOPS & COUNTRY STORES, INC.

DODGE CITY, KANSAS

LEGEND

Survey	Found	Set
Section Corner	▲	△
5/8" Rebar, Cap # 1548 (Unless Otherwise Noted)	●	○
ROW Marker	■	□
ROW Nail	◆	◇
Control Point	◎	◎
Bench Mark	⊕	⊕
Platted Distance	S	P
Measured Bearing & Distance	M	M
Recorded As	R	R
Deed Distance	D	D
Calculated Distance	C	C
Minimum Protection Elevation	MPE	MPE
Centerline	---	---
Section Line	---	---
1/4 Section Line	---	---
1/4 1/4 Section Line	---	---
Easement Line	---	---

ISSUE DATE

JULY 30, 2014

ZONING

C-2 COMMERCIAL HIGHWAY

C4 CURVE TABLE

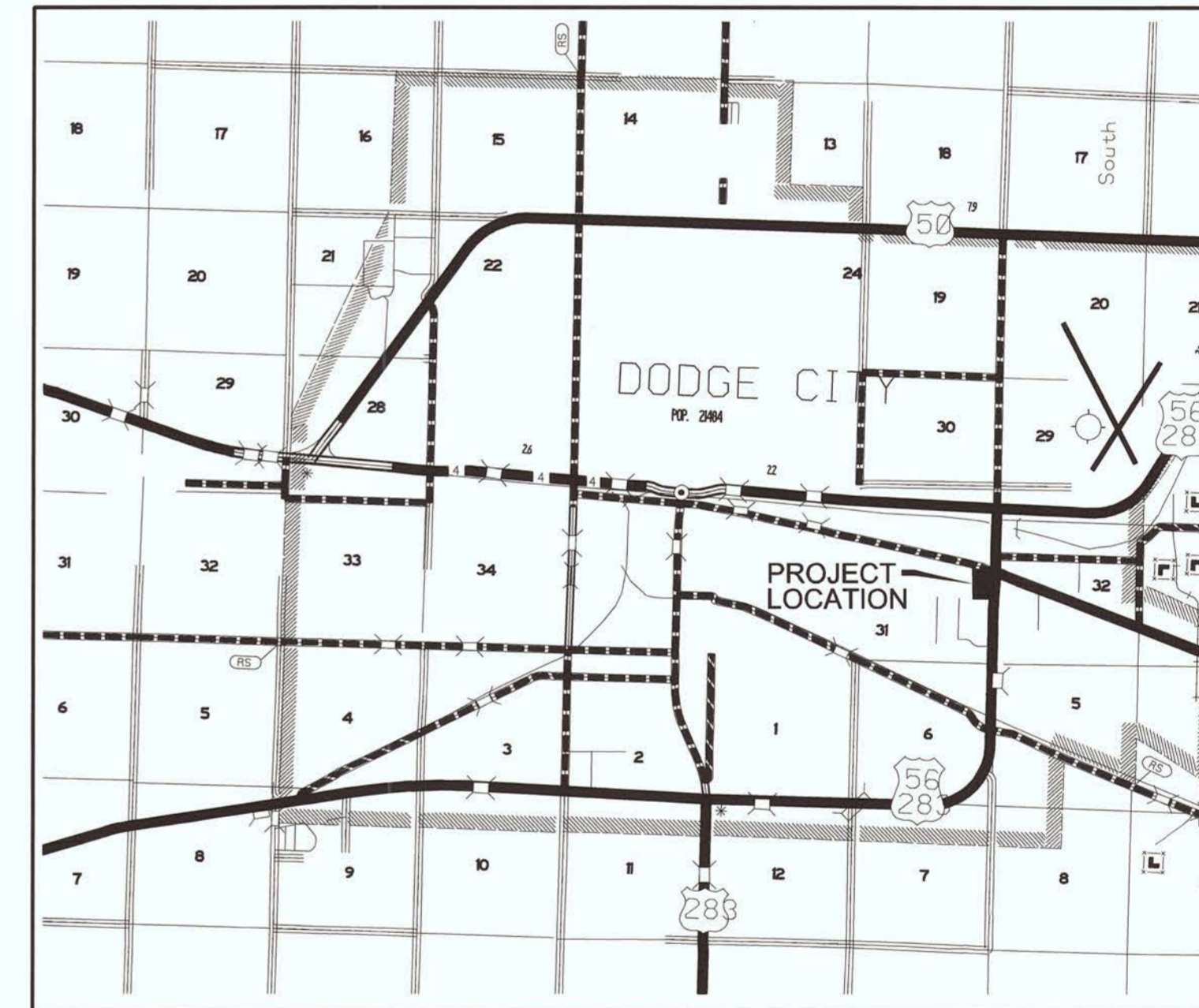
Δ=4°15'26" (RT)
 Radius=1,869.86'
 Length =138.93'
 Chord Bearing/Distance
 S71°19'58"E 138.89'M

LOVE'S TRAVEL STOPS & COUNTRY STORES, INC.

PROPERTY DESCRIPTION

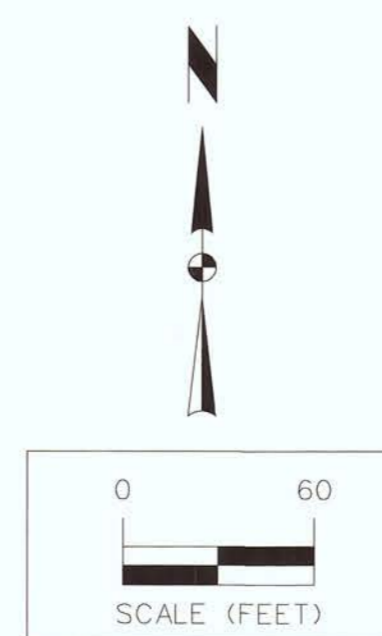
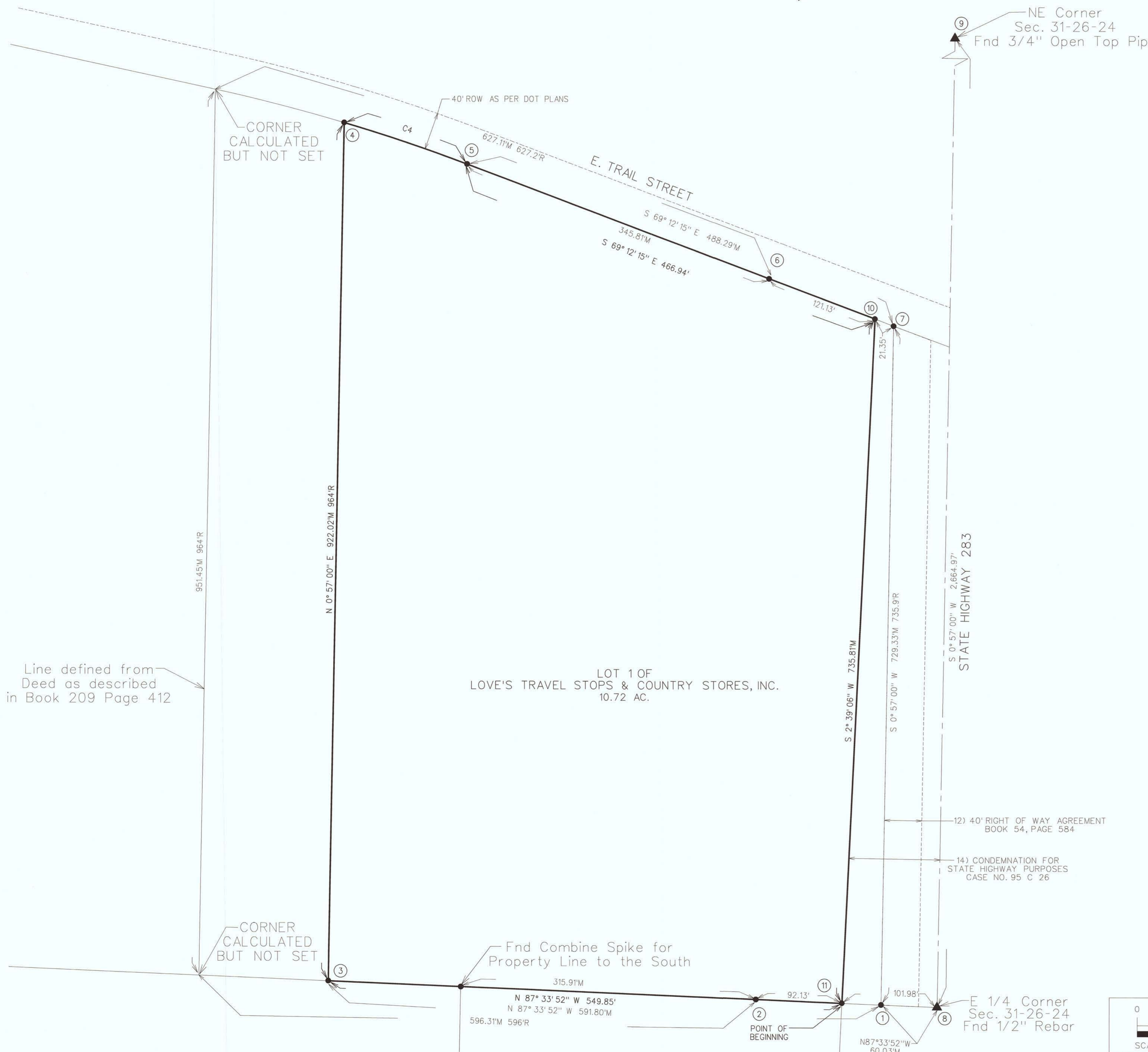
A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 31, T26S, R24W OF THE 6TH P.M., DODGE CITY, KANSAS, PREVIOUSLY FILED BY GENERAL WARRANTY DEED BOOK D242, PAGES 628-633 AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST 1/4 CORNER OF SAID SECTION 31; THENCE NORTH 87°33'52" WEST, ALONG THE SOUTH LINE OF SAID NE 1/4, A DISTANCE OF 101.98 FEET TO THE POINT OF BEGINNING; THENCE NORTH 87°33'52" WEST, ALONG SAID SOUTH LINE, 549.85 FEET; THENCE NORTH 0°57'00" EAST, 922.02 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF EAST TRAIL STREET; THENCE SOUTHEASTERLY ALONG SAID SOUTH RIGHT OF WAY LINE AND ALONG A CURVE CONCAVE SOUTHWESTERLY, WHOSE RADIUS IS 1,869.86 FEET, WHOSE ARC LENGTH IS 138.93 FEET AND WHOSE CHORD BEARS SOUTH 71°19'58" EAST, 138.89 FEET; THENCE SOUTH 69°12'15" EAST, ALONG SAID SOUTH RIGHT OF WAY, 466.94 FEET; THENCE SOUTH 2°39'06" WEST, 735.81 FEET ALONG THE WEST LINE OF CONDEMNATION FOR STATE HIGHWAY CASE NO. 95 C 26, TO THE POINT OF BEGINNING AND CONTAINING 10.72 ACRES (466,963 S.F.) MORE OR LESS.

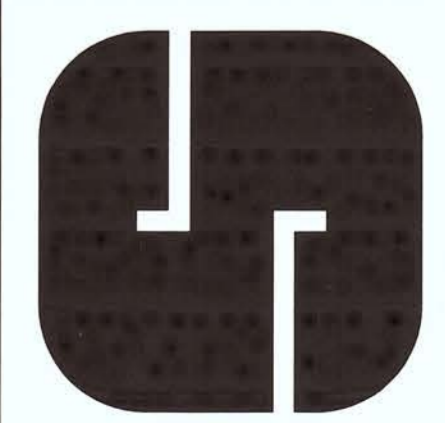


VICINITY MAP

SITE CONTROL ESTABLISHED FROM NGS SITE HH0639			
Point	State Plane Kansas South (US Survey Foot) NAD83 (2011)		Description
	Northing	Easting	
1	1,707,732.26	884,625.13	5/8" Rebar with Cap #1548
2	1,707,737.97	884,491.20	5/8" Rebar with Cap #1548
3	1,707,757.41	884,033.96	5/8" Rebar with Cap #1548
4	1,708,679.14	884,049.24	5/8" Rebar with Cap #1548
5	1,708,634.69	884,180.81	5/8" Rebar with Cap #1548
6	1,708,511.94	884,504.04	5/8" Rebar with Cap #1548
7	1,708,461.36	884,637.22	5/8" Rebar with Cap #1548
8	1,707,729.71	884,685.09	Found 1/2" Rebar
9	1,710,393.85	884,729.28	Found 3/4" Open Top Pipe
10	1,708,468.94	884,617.26	5/8" Rebar with Cap #1548
11	1,707,734.04	884,583.27	5/8" Rebar with Cap #1548



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 DODGE CITY, KANSAS



Project No: 1121007
 Sheet 1 of 2

MINOR SUBDIVISION PLAT SECTION 31, T26S, R24W

SNYDER & ASSOCIATES, INC.
 1751 MADISON AVENUE
 COUNCIL BLUFFS, IA 51503
 712-322-3202 | www.snyder-associates.com

MARK	REVISION	DATE	BY
Engineer:	Checked By:	ML S	Scale: 1"=60'
Technician:	RLC	Date: 06/28/2013	Field Bk:
Project No:	1121007		
Page:	1		Sheet 1 of 2

